

**ACTION AGENDA**  
CITY OF GRAPEVINE, TEXAS  
SPECIAL CITY COUNCIL MEETING  
TUESDAY, DECEMBER 17, 2013  
SECOND FLOOR  
200 SOUTH MAIN STREET

CALL TO ORDER – 6:16 P.M.

1. Update on Community Activities Center expansion. **ITEM DISCUSSED.**
2. Discuss relocation of election polling location. **ITEM DISCUSSED.**
3. Monthly financial update. **ITEM DISCUSSED.**

WORKSHOP ADJOURNED – 6:46 P.M.

EXECUTIVE SESSION – 7:01 P.M.

1. City Council and Grapevine 4B Economic Development Corporation to conduct a closed session relative to:
  - A. Real property relative to deliberation or the exchange, lease or value of real property relative to economic development pursuant to Section 551.072, Texas Government Code. **ITEM DISCUSSED, NO ACTION TAKEN.**
  - B. Conference with City Manager and Staff to discuss and deliberate commercial and financial information received from business prospects the City seeks to have locate or expand in the City; with which businesses the City is conducting economic development negotiations pursuant to Section 551.087, Texas Government Code. **ITEM NOT DISCUSSED.**

City Council and Grapevine 4B Economic Development Corporation Board to reconvene in open session in the City Council Chambers and take any necessary action relative to real property or economic development under Sections 551.072 and 551.087, Texas Government Code.

JOINT PUBLIC HEARING – 7:31 P.M.

2. City Council and the Grapevine 4B Economic Development Corporation to conduct a public hearing relative to the proposed issuance of up to \$19.5 million in revenue bonds in support of the acquisition of approximately 185 acres of land at the intersection of State Highway 121, Grapevine Mills Boulevard, and Grapevine Mills Parkway. **PUBLIC HEARING HELD.**

END OF JOINT PUBLIC HEARING

3. Grapevine 4B Economic Development Corporation Board to consider the following:
  - A. Consider and act on a **resolution** of the Board of Directors of the Grapevine 4B Economic Development Corporation, authorizing the issuance and sale of Grapevine 4B Economic Development Corporation Sales Tax Revenue Bonds, Taxable Series 2014, in the aggregate principal amount of not to exceed \$19,500,000; prescribing the form of said bonds; providing for the security for and payment of said bonds; approving execution and delivery of a bond purchase agreement, authorizing the execution and delivery of a paying agent/registrar agreement; approving an engagement letter; approving the official statement; and containing other provisions relating to the subject and take any necessary action. **APPROVED 4-2 BY RESOLUTION NO. 4B 2013-03.**
  - B. Consider and act on a concurrent **resolution** providing for the collection, handling and transfer of sales tax revenues due and owing to Grapevine 4B Economic Development Corporation and take any necessary action. **APPROVED 4-2 BY RESOLUTION NO. 4B 2013-04.**
  - C. Grapevine 4B Economic Development Corporation Board to adjourn special meeting. **SPECIAL 4B MEETING ADJOURNED.**
4. City Council to consider the following:
  - A. Consider and act on a **resolution** authorizing the City Manager to execute a real estate contract relative to the acquisition of approximately 185 acres of land and take any necessary action. **APPROVED 4-2 BY RESOLUTION NO. 2013-102.**

#### PRESENTATIONS – 8:22 P.M.

1. Mayor Tate to recognize Public Works Street Division for efforts during December ice storm. **PRESENTATION MADE.**

#### JOINT PUBLIC HEARINGS

2. City Council and Planning & Zoning Commission to conduct a public hearing on **AM13-06 proposed amendments** to Appendix D of the Grapevine Code of Ordinances, Section 42 Supplementary District Regulations relative to the sale of alcoholic beverages and take any necessary action. **PUBLIC HEARING HELD.**
3. City Council and Planning & Zoning Commission to conduct a public hearing relative to Conditional Use Application **CU13-19A** submitted by Virginia Puente (La Buena Vida Vineyards) requesting a conditional use permit for the possession, storage, retail sale and on- and off-premise consumption of alcoholic beverages (beer and

wine only) and outside dining in conjunction with a restaurant. The subject property is located at 416 East College Street and is zoned "GV" Grapevine Vintage District Regulations. **The public hearing was tabled at the September 17 and November 15, 2013 meetings. PUBLIC HEARING HELD.**

4. City Council and Planning & Zoning Commission to conduct a public hearing relative to Conditional Use Application **CU13-30** submitted by Traveler Trader Hotel Stores requesting a conditional use permit to amend the site plan approved by Ordinance No. 2011-18 for the possession, storage, retail sale and off-premise consumption of alcoholic beverages (beer and wine only) in conjunction with two gift shops within the Gaylord Texan Hotel. The subject property is located at 1501 Gaylord Trail #1241 and #1271 and is zoned "PCD" Planned Commerce Development District. **PUBLIC HEARING HELD.**
5. City Council and Planning & Zoning Commission to conduct a public hearing relative to Conditional Use Application **CU13-31** submitted by Texas Gun Experience requesting a conditional use permit to amend the site plan approved by Ordinance No. 2000-62, as amended, for a planned commercial center to allow a 20,822 square foot indoor shooting range. The subject property is located at 1901 South Main Street and is zoned "CC" Community Commercial District Regulations. **PUBLIC HEARING HELD.**
6. City Council and Planning & Zoning Commission to conduct a public hearing relative to Conditional Use Application **CU13-32** submitted by Homeyer Engineering (The Peavler Group) requesting a conditional use permit to amend the site plan approved by Ordinance No. 2012-56, as amended, for a planned commercial center to allow a 8,325 square foot office building. The subject property is located at 2215 Westgate Plaza and is zoned "CC" Community Commercial District Regulations. **PUBLIC HEARING HELD.**
7. City Council and Planning & Zoning Commission to conduct a public hearing relative to Conditional Use Application **CU13-33** submitted by Grapevine Metro Hotels GP LLC (Silver Lake Crossings) requesting a conditional use permit to establish a planned commercial center and a 20-foot pylon sign. The subject property is located at 2200 and 2250 Bass Pro Court and is zoned "CC" Community Commercial District Regulations. **PUBLIC HEARING HELD.**
8. City Council and Planning & Zoning Commission to conduct a public hearing relative to Planned Development Overlay **PD13-02** submitted by Biatwic LLC (The Source) requesting a planned development overlay to allow a residential component in the Central Business District. The subject property is located at 520 South Main Street and is zoned "CBD" Central Business District. **PUBLIC HEARING HELD.**

END OF JOINT PUBLIC HEARINGS

NEW BUSINESS

9. Consider award of a Professional Services Contract to MHS Planning & Design for the preparation of plans and specifications for Phase 1 of the Wall-Farrar Nature Park and take any necessary action. **APPROVED 7-0.**
10. Consider award of a Landscape Architecture Contract to Shrickel, Rollins and Associates, Inc. for the landscape and signage master plan and construction documents for Phase 1 of the DFW Connector Corridor, authorization for a 10% project contingency, authorization for Staff to execute the contract and take any necessary action. **APPROVED 7-0.**

### CONSENT AGENDA

Consent items are deemed to need little Council deliberation and will be acted upon as one business item. Approval of the consent agenda authorizes the City Manager, or his designee, to implement each item in accordance with Staff recommendations.

11. Consider the second and final reading of an **ordinance** relative to Conditional Use Application **CU13-27** submitted by Anna Hoard (Hansom Hank's) requesting a conditional use permit to amend the site plan approved by Ordinance No. 2000-69, as amended, for a convenience store with gasoline sales, the possession, storage, retail sale and off-premise consumption of alcoholic beverages (beer and wine only) to revise the location of the gasoline pumps. The subject property is located at 3613 Ira E. Woods Avenue and is zoned "HC" Highway Commercial District. Development Services Director recommends approval. **APPROVED 7-0 BY ORDINANCE NO. 2013-55.**
12. Consider a **resolution** authorizing the purchase of concrete box culverts from Hanson Pipe and Precast, Inc. through an Interlocal Agreement with Tarrant County, Texas. Public Works Director recommends approval. **APPROVED 7-0 BY RESOLUTION NO. 2013-103.**
13. Consider a **resolution** authorizing the purchase of dump trucks from Grande Truck Center through an Interlocal Agreement for Cooperative Purchasing with the Houston-Galveston Area Council (H-GAC). Public Works Director recommends approval. **APPROVED 7-0 BY RESOLUTION NO. 2013-104.**
14. Consider a **resolution** authorizing the purchase of a new excavator and pneumatic roller/compactor through an Interlocal Participation Agreement with The Local Government Purchasing Cooperative (Buyboard). Public Works Director recommends approval. **APPROVED 7-0 BY RESOLUTION NO. 2013-105.**
15. Consider renewal of the Portable Toilet Rental Services Annual Contract with MMG Building and Construction Services, LLC through an Interlocal Agreement with the City of Fort Worth, Texas. Parks & Recreation Director recommends approval. **APPROVED 7-0.**

16. Consider approval of Adopt-An-Area Agreements with the Boy Scouts of America, Troop 4 Grapevine for Hall-Johnson Road, from Parr Road to Pool Road and with the Nichols/Carpenter Family for the shoreline from Dove Loop Boat Ramp west to McPherson Slough. Parks & Recreation Director recommends approval. **APPROVED 7-0.**
17. Consider the minutes of the November 15 and December 3, 2013 City Council meetings as published. City Secretary recommends approval. **APPROVED 7-0.**

#### PLANNING & ZONING COMMISSION RECOMMENDATIONS

18. Consider the recommendation of the Planning & Zoning Commission relative to **AM13-06** proposed amendments to the Grapevine Code of Ordinances Appendix D, Section 42 Supplementary District Regulations relative to the sale of alcoholic beverages; and consider proposed amendments to the Grapevine Code of Ordinances, Chapter 4 Alcoholic Beverages, Section 4-5 relative to on- and off-premise alcohol beverage consumption and a subsequent **ordinance**, if applicable. **APPROVED 7-0 BY ORDINANCE NO. 2013-56.**
19. Consider the recommendation of the Planning & Zoning Commission relative to Conditional Use Application **CU13-19A** (La Buena Vida Vineyards) and a subsequent **ordinance**, if applicable. **TABLED BY PLANNING & ZONING COMMISSION TO FEBRUARY 18, 2014; NO COUNCIL ACTION TAKEN.**
20. Consider the recommendation of the Planning & Zoning Commission relative to Conditional Use Application **CU13-30** (Traveler Trader Hotel Stores) and a subsequent **ordinance**, if applicable. **APPROVED 7-0 BY ORDINANCE NO. 2013-57.**
21. Consider the recommendation of the Planning & Zoning Commission relative to Conditional Use Application **CU13-31** (Texas Gun Experience) and a subsequent **ordinance**, if applicable. **APPROVED 7-0 BY ORDINANCE NO. 2013-58 WITH STIPULATION TO ALLOW SPRC CASE FOR EXTERIOR MASONRY.**
22. Consider the recommendation of the Planning & Zoning Commission relative to Conditional Use Application **CU13-32** (The Peavler Group) and a subsequent **ordinance**, if applicable. **APPROVED 7-0 BY ORDINANCE NO. 2013-59.**
23. Consider the recommendation of the Planning & Zoning Commission relative to Conditional Use Application **CU13-33** (Silver Lake Crossings) and a subsequent **ordinance**, if applicable. **APPROVED 7-0 BY ORDINANCE NO. 2013-60.**
24. Consider the recommendation of the Planning & Zoning Commission relative to Planned Development Overlay **PD13-02** (The Source) and a subsequent **ordinance**, if applicable. **DENIED 7-0.**

ADJOURNMENT – 10:26 P.M.

The Action Agenda is provided as a convenience to citizens, Council and Staff for a quick reference to actions taken at the City Council meeting. The Action Agenda is not the official minutes of the Council meeting. The official minutes will be submitted to the City Council for approval and made available to the public after approval by the Council. The official minutes for this meeting should be available for inspection by January 9, 2014.

The City Council meets at Grapevine City Hall, 200 South Main Street, on the first and third Tuesday of each month at 7:30 p.m.

2014 Scheduled City Council Meetings

January 7, January 21, February 4, February 18, March 4, March 18, April 1, April 15, May 6, May 20, June 3, June 17, July 1, July 15, August 5, August 19, September 2, September 9, September 16, October 7, October 21, November 4, November 18, December 2, December 16

Please contact our office, if you have any questions or comments.

Jodi Brown

City Secretary

Office: 817-410-3182

Fax: 817-410-3004

Email: [jbrown@grapevinetexas.gov](mailto:jbrown@grapevinetexas.gov)

Physical Address: 200 South Main Street, First Floor, Grapevine, TX 76051

Mailing Address: P. O. Box 95104, Grapevine, TX 76099-9704